

DESCRIPTION OF PART OF THE CHRISTINE HILL LANDS,
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on the east side of Eastern Neck Road, said point being the northwest corner of the herein described lands and the southwest corner of the lands of Herman E. Hill, Jr. and Christine S. Hill; and running, thence, by and with the Herman and Christine Hill lands N 85 52 40 E - 1815.91' and S 50 55 E - 225.08' more or less to the mean high waters of Grays Inn Creek; thence, by and with said creek S 42 56 W - 48.81' and S 57 56 W - 182.05' to other lands of Christine Hill; thence, by and with other lands of Christine Hill S 85 52 40 W - 1804.54' more or less to the east side of Eastern Neck Road; thence, by and with the east side of said road along a curve defined by the two following chords: (1) N 02 36 40 E - 199.46' and N 05 51 40 W - 74.61' to the place of beginning. Containing in all 11.903 acres of land, more or less.

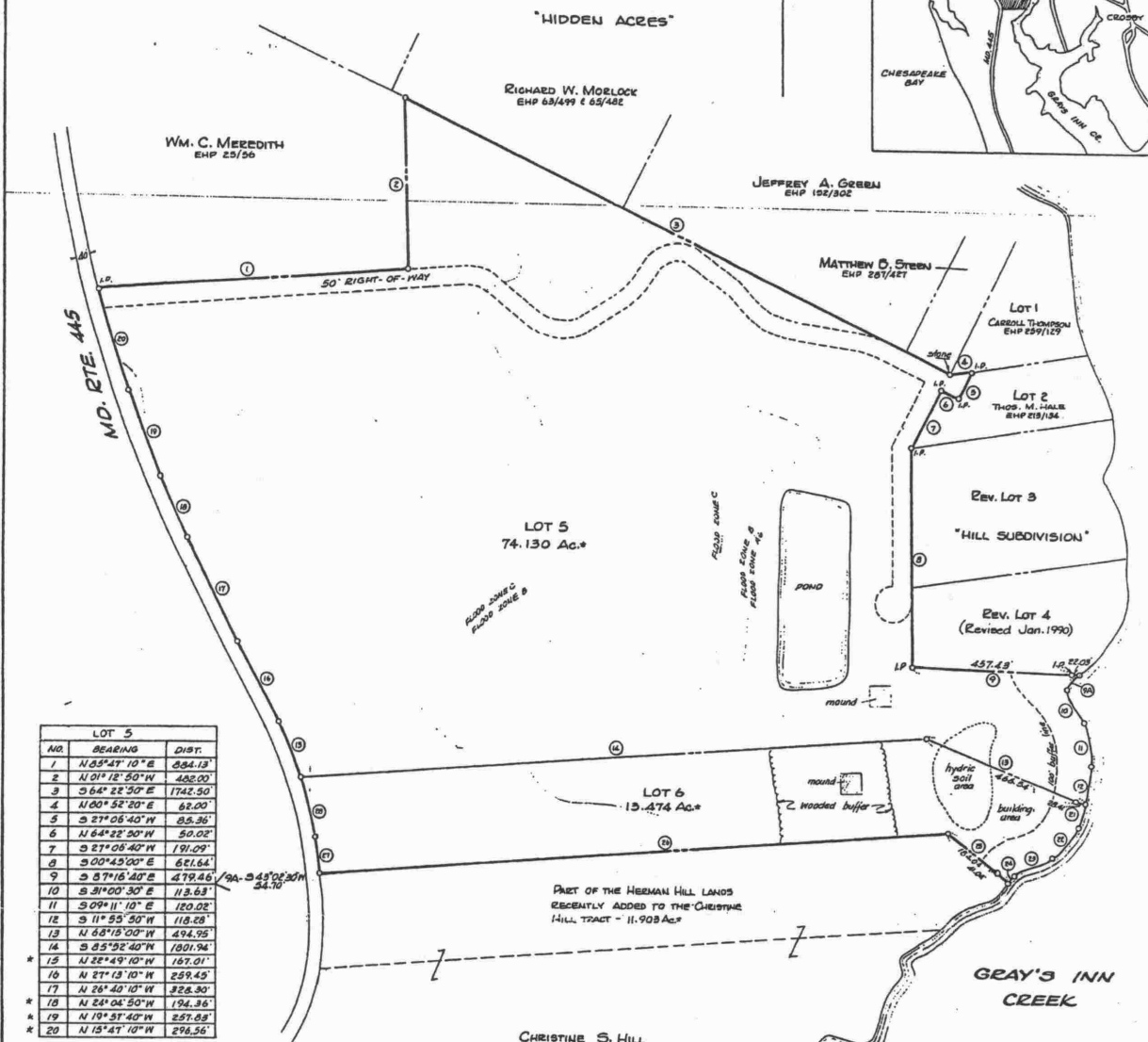
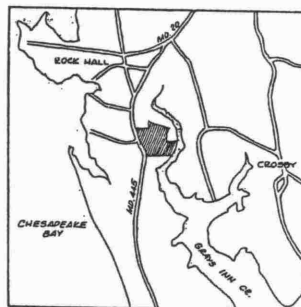
July 22, 2004.

William R. Nuttle.



APPROVED BY: Gerrard P. Nettle
Kent County Planning & Zoning Comm.
6.6.99
Kent County Health Officer
6.12.99

FILED
CLERK OF DISTRICT COURT
KENT COUNTY
'91 JUN 6 PM 3 56



LOT 5		
NO.	BEARING	DIST.
1	N 83°41'10"E	0.64.13'
2	N 01°18'50"W	452.00'
3	S 64°22'30"E	1742.50'
4	N 00°52'20"E	62.00'
5	S 27°06'40"W	85.36'
6	N 64°22'30"W	50.03'
7	S 27°06'40"W	191.09'
8	S 00°43'20"E	651.64'
9	S 57°16'40"E	479.46'
10	S 31°00'30"E	113.63'
11	S 09°11'10"E	120.02'
12	S 11°53'30"W	118.28'
13	N 68°18'20"W	494.95'
14	S 83°52'40"W	1801.94'
15	N 22°49'10"W	167.01'
16	N 27°13'10"W	259.45'
17	N 26°40'10"W	328.30'
18	N 24°04'50"W	194.36'
19	N 19°31'40"W	257.68'
20	N 13°41'10"W	296.56'

LOT 6		
14	N 69°56'40"E	1801.94'
15	S 68°18'20"E	494.95'
16	S 11°53'30"W	118.28'
17	S 41°07'40"W	118.31'
18	S 64°18'40"W	116.85'
19	S 42°56'00"W	35.43'
20	N 50°55'20"W	225.02'
21	S 65°52'40"W	1819.91'
22	N 03°33'20"W	97.35'
23	N 12°53'20"W	175.39'

* Chord of a curve.



MAJOR SUBDIVISION PLAT
HERMAN E. HILL LANDS

5TH DISTRICT, KENT COUNTY, MD

Scale 1" = 200'

April, 1991.

William E. Nettle, Reg. Surveyor
Chestertown, Md.

Note: These parcels are created under the provisions of Article 14, Section 38 of the Kent County Land Subdivision Ordinance (enacted April 12, 1988 as amended) for the purpose of "intrafamily transfer" and, as such, is subject to the restrictions upon transfer as the same are set forth in the Article entitled "Intrafamily Transfer in the Critical Area", or any future corresponding provision thereof, if any.

I.P. = iron pipe

Filed 6/6/91 in Plat Book num #1 folio # 43. 51248-190

COPY

WILLIAM R. NUTTLE
Registered Surveyor
CHESTERTOWN, MD. 21620

December 8, 1988.

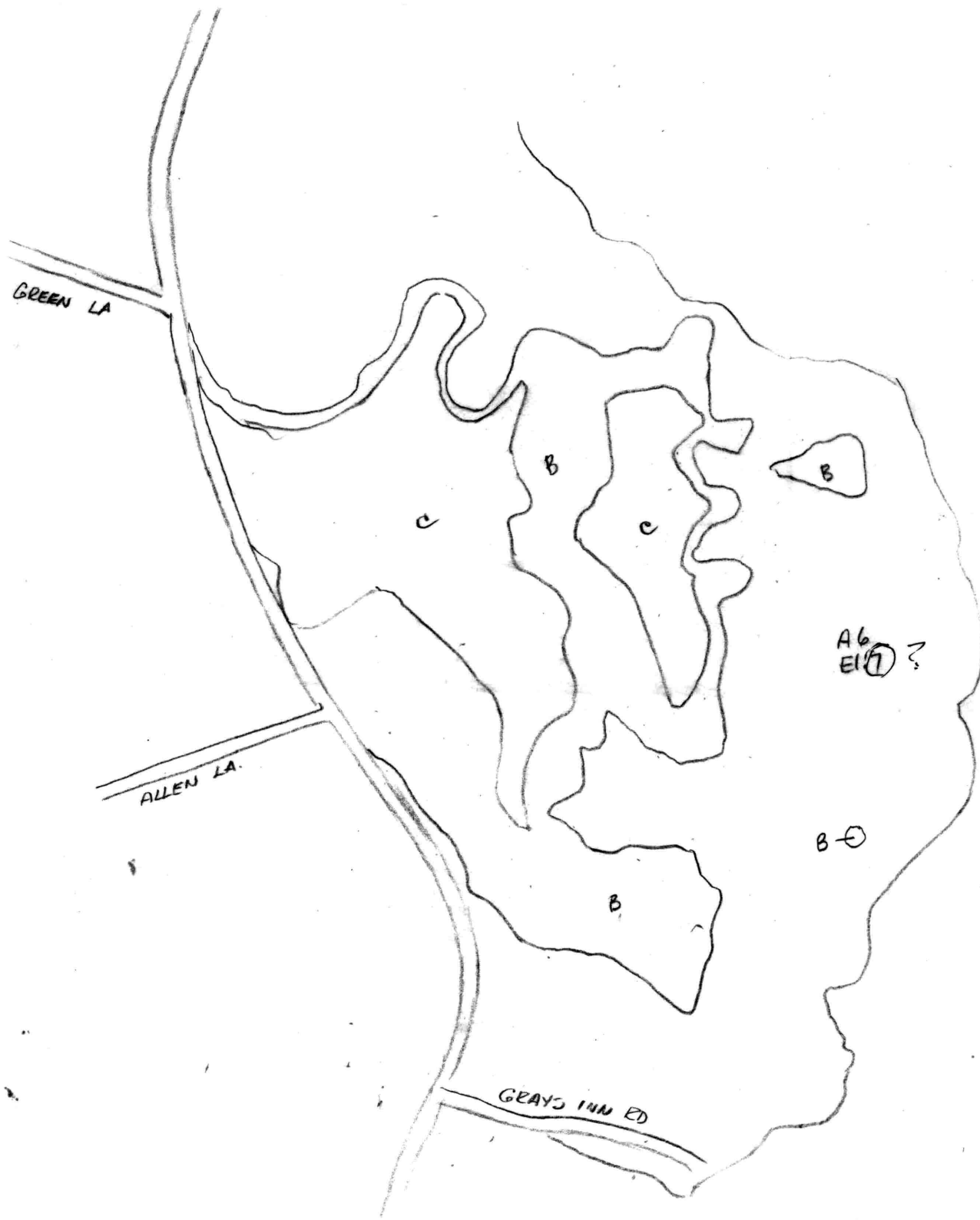
Mr. Herman E. Hill
Rte. 2, Box 166A
Rock Hall, Md. 21661

Dear Mr. Hill:

Enclosed is a plat of your latest subdivision. If this meets with your approval, I will make the necessary copies to start it through zoning.

Sincerely yours,

Bill Nuttle



FIRM 240045 0220 B

DESCRIPTION OF LOT 5 OF THE HERMAN E. HILL SUBDIVISION,
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at an iron pipe on the east side of Md. Rte. 445 (40' wide), said point being the northwest corner of the herein described lands and the southwest corner of the lands of William C. Meredith; and running, thence, by and with said Meredith lands N 85 47 10 E - 884.13' and N 01 12 50 W - 482.00' to the lands of Richard W. Morlock; thence, by and with said Morlock lands and with the lands of Jeffrey A. Green and Matthew B. Stern S 64 22 50 E - 1742.50' to a stone at the southwest corner of Lot 1 of the Herman Hill subdivision; thence, by and with Lot 1 N 80 52 20 E - 62.00' to an iron pipe and Lot 2 of said subdivision; thence, by and with Lot 2 S 27 06 40 W - 85.36' to an iron pipe, N 64 22 50 W - 50.02' to an iron pipe, and S 27 06 40 W - 191.09' to an iron pipe and Revised Lot 3 of said subdivision; thence, by and with said Revised Lot 3 and with Revised Lot 4 S 00 45 E - 621.64' to an iron pipe; thence, still by and with Revised Lot 4 S 87 16 40 E - 457.43' to an iron pipe and S 87 16 40 E - 22.03' to the mean high waters of Gray's Inn Creek; thence, by and with the mean high waters of said creek the four following courses and distances: (1) S 43 02 30 W - 54.70', (2) S 31 00 30 E - 113.63', (3) S 09 11 10 E - 120.02', and (4) S 11 55 50 W - 118.28' to Lot 6 of the Hill subdivision; thence, by and with Lot 6 N 68 15 W - 28.41' to an iron pipe, N 68 15 W - 466.54' to an iron pipe, and S 85 52 40 W - 1801.94' to the east side of Md. Rte. 445; thence, by and with the east side of said road the six following courses and distances: (1) along a curve the chord of which is N 22 49 10 W - 167.01', (2) N 27 13 10 W - 259.45', (3) N 26 40 10 W - 328.30', (4) along a curve the chord of which is N 24 04 50 W - 194.36', (5) along a curve the chord of which is N 19 57 40 W - 257.83', and (6) along a curve the chord of which is N 15 47 10 W - 296.56' to the place of beginning. Containing in all 74.130 acres of land, more or less.

Subject to a 50' wide right-of-way for a private road running from Md. Rte. 445 to Lots 1 through 4 of the Hill subdivision, said right-of-way described on the various subdivision plats of the Hill lands.

July 8, 1991.

William R. Nuttle.

DESCRIPTION OF LOT 6 OF THE HERMAN E. HILL SUBDIVISION,
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on the east side of Md. Rte. 445 (40' wide), said point being the southwest corner of the herein described lands and the northwest corner of the 11.903-acre tract conveyed from Herman E. Hill to Christine S. Hill in an adjustment of lot lines; and running, thence, by and with the east side of said road along a curve defined by the two following chords: (1) N 08 35 W - 97.88' and (2) N 12 53 20 W - 175.39' to a new division line between the herein described lands and other lands of Herman Hill (Lot 5 of this description); thence, by and with Lot 5 N 85 52 40 E - 1801.94' to an iron pipe, S 68 15 E - 466.54' to an iron pipe, and S 68 15 E - 28.41' to the mean high waters of Gray's Inn Creek; thence, by and with the mean high waters of said creek the four following courses and distances: (1) S 11 55 50 W - 64.68', (2) S 41 07 40 W - 113.31', (3) S 64 18 40 W - 116.85', and (4) S 42 56 W - 35.45' to the aforementioned lands of Christine Hill; thence, by and with said lands N 50 55 W - 41.04' to an iron pipe, N 50 55 W - 184.04' to an iron pipe, and S 85 52 40 W - 1815.91' to the place of beginning. Containing in all 13.474 acres of land, more or less.

July 8, 1991.

William R. Nuttle.

DESCRIPTION OF PART OF THE HERMAN E. HILL LANDS TO BE ADDED
TO THE LANDS OF CHRISTINE HILL, FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on the east side of Md. Rte 445 (40' wide), said point being the southwest corner of the herein described lands and the northwest corner of the lands of Christine S. Hill; and running, thence, by and with the east side of said road along a curve the chord of which is N 02 36 40 E - 199.46' and along a curve the chord of which is N 05 51 40 W - 74.61' to a new division line between the herein described lands and the remaining lands of Herman Hill; thence, by and with said new division line N 85 52 40 E - 1815.91' to an iron pipe, S 50 55 E - 184.04' to an iron pipe, and S 50 55 E - 41.04' to the mean high waters of Gray's Inn Creek; thence, by and with the mean high waters of said creek S 42 56 W - 48.81' and S 57 56 W - 182.05' to the lands of Christine Hill; thence, by and with said Christine Hill lands S 85 52 40 W - 37.50' to an iron pipe, S 85 52 40 W - 1762.04' to an iron pipe, and S 85 52 40 W - 5.00' to the place of beginning: Containing in all 11.903 acres of land, more or less.

July 5, 1991.

William R. Nuttle.

DESCRIPTION OF PARTNNEF THE HERMAN E. HILL LANDS, FIFTH
DISTRICT, KENT COUNTY, MD.

Beginning for the same at the intersection of the southeast side of Md. Rte. 445 (40' wide) and the northeast side of Grays Inn Road (33' wide) at the southwest corner of the herein described lands; and running, thence, by and with the southeast side of Md. Rte. 445 N 34 18 50 E - 84.17', along a curve the chord of which is N 29 39 20 E - 187.90', and along a curve the chord of which is N 17 01 30 E - 150.12' to a new division line between the herein described lands and other lands of Herman Hill; thence, by and with said new division line N 85 52 40 E - 5.00' to an iron pipe, N 85 52 40 E 1762.04'; to an iron pipe, and N 85 52 40 E - 37.50' more or less to the mean high waters of Grays Inn Creek; thence, by and with the mean high waters of Grays Inn Creek the ten following courses and distances:

1. S 62 36 40 W - 130.18'
2. S 06 50 50 E - 64.35'
3. S 25 47 00 W - 232.49'
4. N 77 07 10 W - 136.82'
5. S 24 17 10 W - 69.83'
6. S 17 26 00 E - 262.77'
7. S 40 47 10 W - 83.32'
8. S 01 19 30 W - 78.23'
9. S 52 15 50 W - 162.85' and
10. S 80 39 40 W - 251.83' to the lands of James B.

Parsons; thence, by and with said Parsons lands the six following courses and distances: (1) N 15 04 30 W - 5' more or less to an iron pipe, (2) N 15 04 30 W - 58.29' to an iron pipe, (3) S 80 33 30 W - 57.00' to an iron pipe, (4) N 12 58 30 W - 54.00' to an iron pipe, (5) S 84 43 30 W - 213.00' to an iron pipe, and (6) S 10 51 30 E - 75.67' to an iron pipe on the north side of Grays Inn Road; thence, by and with the northeast side of said road N 74 00 30 W - 101.35', N 66 16 30 W - 467.42', along a curve the chord of which is N 68 20 50 W - 181.08', and N 70 25 20 W - 299.61' to the place of beginning. Containing in all 25.846 acres of land, more or less.

November 15, 1988.

William R. Nuttle.

April 4, 1988.

Mr. Herman E. Hill
Rte. 2, Box 166A
Rock Hall, Md. 21661

Dear Mr. Hill:

Enclosed are copies of a proposed extension of your subdivision, adding two more lots. Enclosed, also, is a plat showing the possible division of the remainder of the farm.

I have not talked to the zoning people but I did get a chance to see the Health Dept. Each of the new lots had to have at least 10,000 square feet of area between the pond and the woods. If you created three lots, that together with the original two and the remainder of the farm would push this into a major subdivision. This I believe you would want to stay away from.

I split the waterfront and acreage of the remainder of the farm. I think that you can get away with this by showing the northern one-half as a property line adjustment with the Hersch tract. All of this, however, is based upon the assumption that the whole farm was put into the critical area. If not, we have problems.

I suggest that you talk this over with Mrs. Owings before going any further.

Sincerely yours,

DESCRIPTION OF TRACT 4A OF HIDDEN ACRES AND PART OF LOT 1 OF THE
HERMAN E. HILL SUBDIVISION, FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a large stone marking the southernmost corner of Tract 4A as shown on the subdivision plat of Hidden Acres and the southwest corner of Lot 1 of the Herman E. Hill subdivision; and running, thence, by and with other lands of Herman Hill, along the northeast side of a 50' right-of-way leading to the Hill subdivision, N 64 22 50 W - 140.00' to Revised Tract 4 of Hidden Acres; thence, by and with said Tract 4 N 27 06 40 E - 548.37' to the mean high waters of Grays Inn Creek; thence, by and with the mean high waters of said creek S 56 57 30 E - 66.61', S 70 58 50 E - 153.31', and S 12 05 20 E - 55.05' to Lot 1 of the Hill subdivision; thence, by and with a new division line between the herein described lands and the remaining lands of said Lot 1 S 63 26 20 W - 190.54' to a concrete monument and the original division line between Lot 1 and Revised Tract 4A; thence, by and with said original division line S 27 06 40 W - 363.26' to the place of beginning. Containing in all 2.031 acres of land, more or less.

Together with a 60' right-of-way running from the end of a 60' private road, across Revised Tract 4, to the herein described lands, said right-of-way being shown on the recorded plat of Hidden Acres.

August 5, 1987.

William R. Nuttle.

DESCRIPTION OF PART OF LOT 1 OF THE HERMAN E. HILL SUBDIVISION, FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a large stone marking the southwest corner of Lot 1 of the Herman E. Hill subdivision and the southernmost corner of Tract 4A of Hidden Acres subdivision; and running, thence, by and with Tract 4A N 27 06 40 E - 363.26' to a concrete monument; thence, by and with a new division line between the herein described lands and other lands of Lot 1 N 63 26 20 E - 190.54' to the mean high waters of Grays Inn Creek; thence, by and with the mean high waters of said creek S 04 51 E - 52.06', S 34 17 E - 52.00', S 0 44 40 E - 219.41', and S 22 38 30 E - 35.00' to Lot 2 of the Hill subdivision; thence, by and with Lot 2 S 80 52 20 W - 14.71' to an iron pipe, and S 80 52 20 W - 314.22' to an iron pipe at the southeast end of a 50' right-of-way running from Md. Rte. 445 to the herein described lands; thence, by and with the north side of said right-of-way S 80 52 20 W 62.00' to the place of beginning. Containing in all 2.073 acres of land, more or less.

Together with a 50' right-of-way running from Md. Rte. 445 to the herein described lands.

August 5, 1987.

William R. Nuttle.

ENVIRONMENTAL IMPACT STATEMENT - Minor Subdivision, Herman E. Hill Lands

This minor subdivision consists of 3 parcels, 2 waterfront lots of 2 plus acres each and the remaining 130 acres in the farm. It is located southeast of Rock Hall, running from Md. Rte. 445 to Grays Inn Creek. The two building lots are adjacent to a small subdivision known as Hidden Acres and will be served by a 50' right-of-way running easterly across the farm from the state road.

The topography is flat, sloping very gradually to the creek. The soil in the two lots is Fallsington sandy loam. This soil tends to be wet, and an adequate tile field area for septic tanks may be a problem. The lots are completely wooded, however, and there do not appear to be any poorly drained areas in the vicinity. Elevation should be a factor in constructing a dwelling. Erosion is no problem.

Except for a narrow band of marsh along part of the shoreline, the lots are in a second growth stand of hardwoods. Oak, maple, gum, poplar, and hickory predominate. The larger of the trees will approach 16" in diameter, but the great majority are 12" or less. There is also a healthy stand of Smilax rotundifolia scattered throughout the woods. The world in general and mankind in particular would be better off if this latter plant were on the endangered species list, confined to a few sickly specimens in some obscure botanical garden. Such is not the case.

The woods harbor deer, small mammals such as raccoons, squirrels, and possums, and some song birds. A great blue heron was observed working the shoreline, and an osprey was heard but not seen. From September to April waterfowl will dominate. The lots, being wooded, will offer neither feeding or resting areas for the influx of ducks, swan, and especially geese that will descend from the north. They will be on the creek and in the nearby fields in great numbers, however.

Any intrusion by man has an impact on the environment, but this subdivision's effect should be minimal. The lots must remain wooded. Adequate septic systems should prevent any pollution of the creek. The osprey and heron will be a little miffed at an invasion of their territory, but the other wildlife have long since learned to tolerate man.

September 2, 1986.

William R. Nuttle.

COPY

WILLIAM R. NUTTLE
Registered Surveyor
CHESTERTOWN, MD. 21620

March 11, 1987.

Mr. Hill:

Enclosed are copies of a preliminary subdivision plan for your property on Grays Inn Creek. If you want to make any changes, let me know. If it is satisfactory, I will give you enough copies to make a formal application to zoning.

COPY

WILLIAM R. NUTTLE
Registered Surveyor
CHESTERTOWN, MD. 21620

August 12, 1987.

Mr. Hill:

Enclosed is a copy of the revised subdivision plat that I have delivered to the zoning office. I have also enclosed a preliminary subdivision plan for your comments and revision. I have shown two possible positions for the seventh parcel if and when it becomes legal. Let me know of any changes that you would like to make, and we will get this into the zoning office records.



COPY

WILLIAM R. NUTTLE
Registered Surveyor
CHESTERTOWN, MD. 21620

June 13, 1990.

Mr. Herman E. Hill
Rte. 2, Box 166A
Rock Hall, Md. 21661

Dear Mr. Hill:

I finally put in corners on the Morlock lot and Lot 4 on Grays Inn Creek, so I have enclosed plats showing the positions of the markers. I have also enclosed a sketch showing various surveys along the creek.

I recall you saying that you would like to have a building site at the north end of your wife's tract plus two lots between that and Lot 4. Can these two lots be served by the private road or are they to include the remainder of the farm? I have been out of contact with zoning for so long that I have no idea what you can or cannot do. Let me know what you decide to do.

I have enclosed a bill made out for the survey and division of the Morlock tract. It includes all the charges that I have on the books since February 1989.

Sincerely yours,

H DESCRIPTION OF THE FINAL REVISED LOT 4 OF THE HERMAN E.
HILL SUBDIVISION, FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on the east side of a 50' wide private road or right-of-way leading from Md. Rte. 445 to the herein described lands, said point being the northwest corner of the herein described lands and the southwest corner of Revised Lot 3 as is shown on a plat entitled "Property Line Adjustment, Herman E. Hill Lands", dated February 1989; and running, thence, by and with said Lot 3 N 81 09 40 E - 623.50' to the mean high waters of Grays Inn Creek; thence, by and with the mean high waters of said creek S 04 53 10 E - 112.50', S 21 20 10 W - 145.07', and S 43 02 30 W - 133.37' to a new division line between the herein described lands and other lands of Herman E. Hill; thence, by and with said new division line N 87 16 40 W - 479.46' and N 0 45 W - 226.14' to the place of beginning. Containing in all 3.825 acres of land, more or less.

Together with a right-of-way over the 50' right-of-way or private road, shown on the several subdivision plats of the Hill lands, to Md. Rte. 445.

February 16, 1990:

William R. Nuttle.

Hoon & Barroll

ATTORNEYS AT LAW

PHILIP W. HOON
R. STEWART BARROLL

104 SOUTH CROSS STREET
DRAWER 180
CHESTERTOWN, MARYLAND 21620
(301) 778-6600

July 31, 1987

Mr. William Nuttle
Chestertown, MD 21620

Re: Brawner Subdivision

Dear Bill:

We have forwarded the subdivision information to the Planning Commission for approval and expect that it will be consummated soon. In order to clarify the Land Records, I hope to do a Confirmatory Deed for Bill Brawner which will reflect his ownership of the two lots as divided. Therefore, I would appreciate it if you could prepare for me a legal description of both Tract 4A with the additional .198 acres and the remainder of Lot 1 of the Herman Hill Subdivision without that subdivided acreage. Thanks.

Yours truly,


Philip W. Hoon

PWH:r

cc: Mr. William T. Brawner

Hoon & Barroll

ATTORNEYS AT LAW

PHILIP W. HOON
R. STEWART BARROLL

104 SOUTH CROSS STREET
DRAWER 180
CHESTERTOWN, MARYLAND 21620
(301) 778-6600

June 9, 1987

William R. Nuttle
Chestertown MD 21620

Re: Brawner Lot Adjustment

Dear Bill

I represent Mr. William T. Brawner. Enclosed you will find a copy of a portion of the Minor Subdivision Plat of the Herman E. Hill Lands you prepared in September, 1986. Mr. Brawner owns the lot that was formerly owned by Matthew B. Stern (Tract 4A) and also last year purchased Lot 1 of 2.271 acres from Herman Hill.

Because of the awkward shape of Tract 4A, Mr. Brawner would like to transfer a portion of Lot 1 to Tract 4A. Because of the minimum 2 acre lot size, I think we can probably only transfer .271 acres and think that it should be taken by a line drawn from the iron pipe at the northeast corner of Tract 4A to the appropriate location on course 2 of Lot 1.

I would appreciate if you could review this information and make the necessary calculations for the conveyance. In addition, we would like for you to process this minor subdivision through the County, I do not believe it will be a problem.

After you have the opportunity to review this information, please give us a call.

Yours truly



Philip W. Hoon

PWH:p

cc: Mr. William T. Brawner

LAW OFFICES
RASIN & WRIGHT
COURT STREET
P.O. BOX 228
CHESTERTOWN, MARYLAND 21620

ALEXANDER P. RASIN, III
ARTHUR M. WRIGHT

December 1, 1987

A. PARKS RASIN, JR. (1911-1975)
(301) 778-3515

Mr. William R. Nuttle
Post Office Box 371
Chestertown, Maryland 21620

Dear Bill:

In accord with our telephone conversation, I am writing to advise that the following language has been approved by the Director of Planning, to be added to the Revised Minor Subdivision Plat of Herman E. Hill in order to exclude lots adjacent to the right-of-way from being counted as parcels of the subdivision:

The undersigned, owners of the property being subdivided, hereby certify that the 50 foot right-of-way between Lots 1 and 2 and Maryland Route 445 is for the exclusive use of Lots 1 and 2 and the balance of the property owned by the undersigned, and is not for the use of any adjacent property owner.

Herman E. Hill, Jr.

Christine S. Hill

The subject plat is recorded in Plat Book E.H.P. No. 2, page 239.

If you are able to add this language to the plat as filed, please advise when the work is complete and I will have the Hills go to the Clerk's Office and sign the plat in the book.

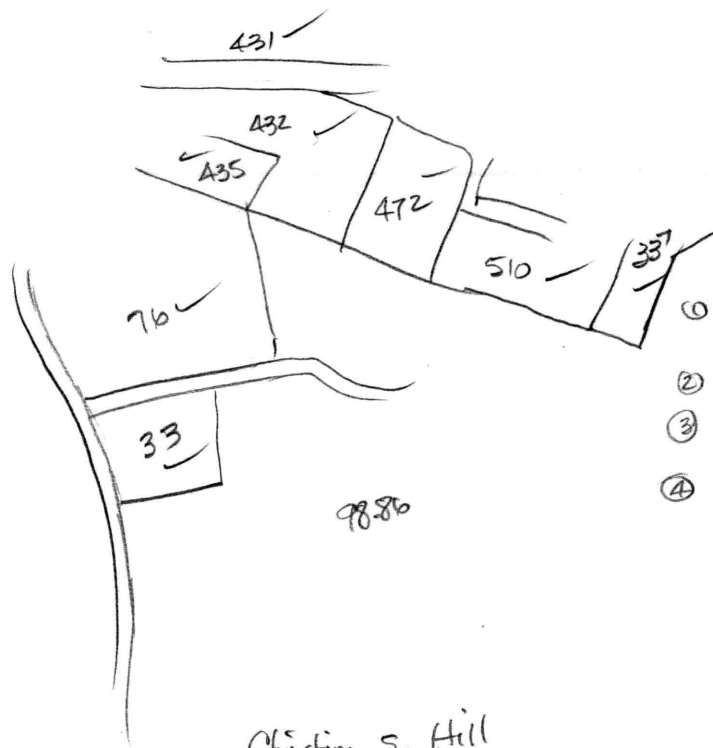
Sincerely,



Alexander P. Rasin, III

APR, III/dsf

cc Mr. and Mrs. Herman E. Hill, Jr.

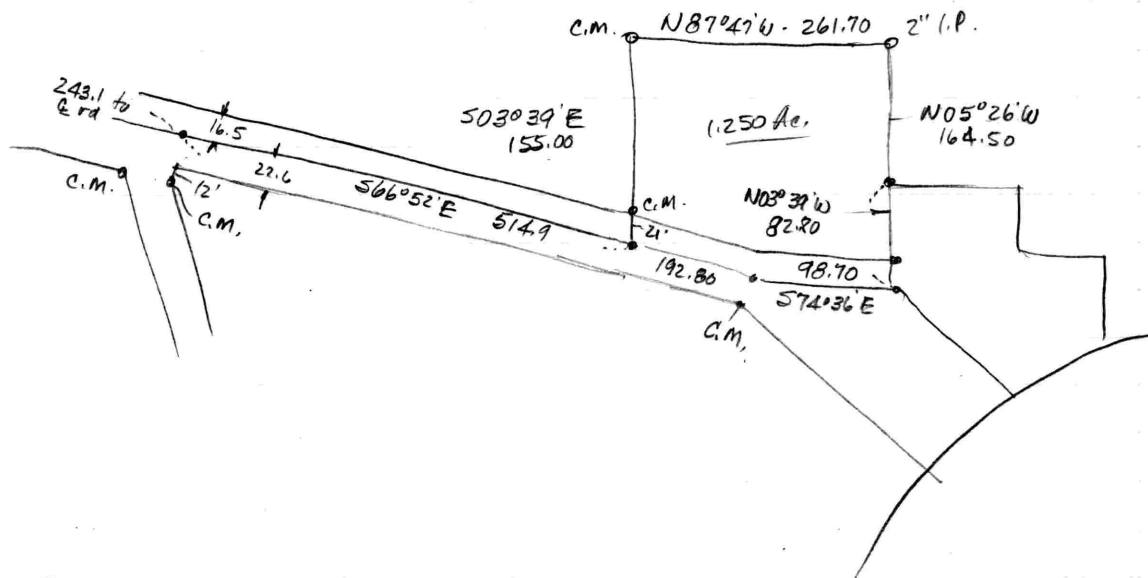


Christine S. Hill

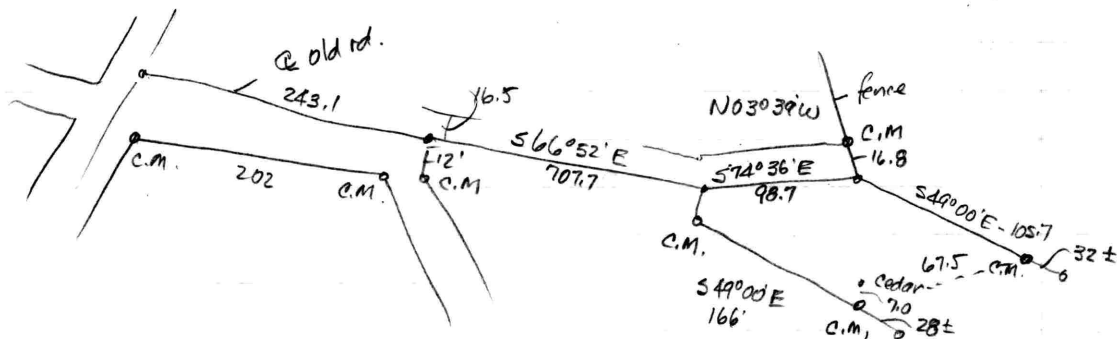
76 - Wm. C. Meredith	25/56
33 - Herman E. Hill, Jr.	211/387
337 Matthew B. Stern	287/429
431 Robert Wise	85/338
432 Richard W. Morlock	63/499
435 Chas. E. Young	188-187
472 Morlock	65/482
510 Jeffrey A. Green	152/302



Riggin EHP 60/546
see Metcalf plat EHP 6/377



WHG 2/29 Grays Inn Landing



Parsons RAS 4/288

Begin stone at inter @ rds

S 66° 51' E - 950.8

S 78° 00' E - 118.3 to I.P. (beginning)

N 10° 44' W - 82.8

N 84° 51' E - 213.0

S 12° 51' E - 54.0

N 80° 41' E - 57.0

S 10° 49' E - 78.0 to MHW Grays Inn Creek

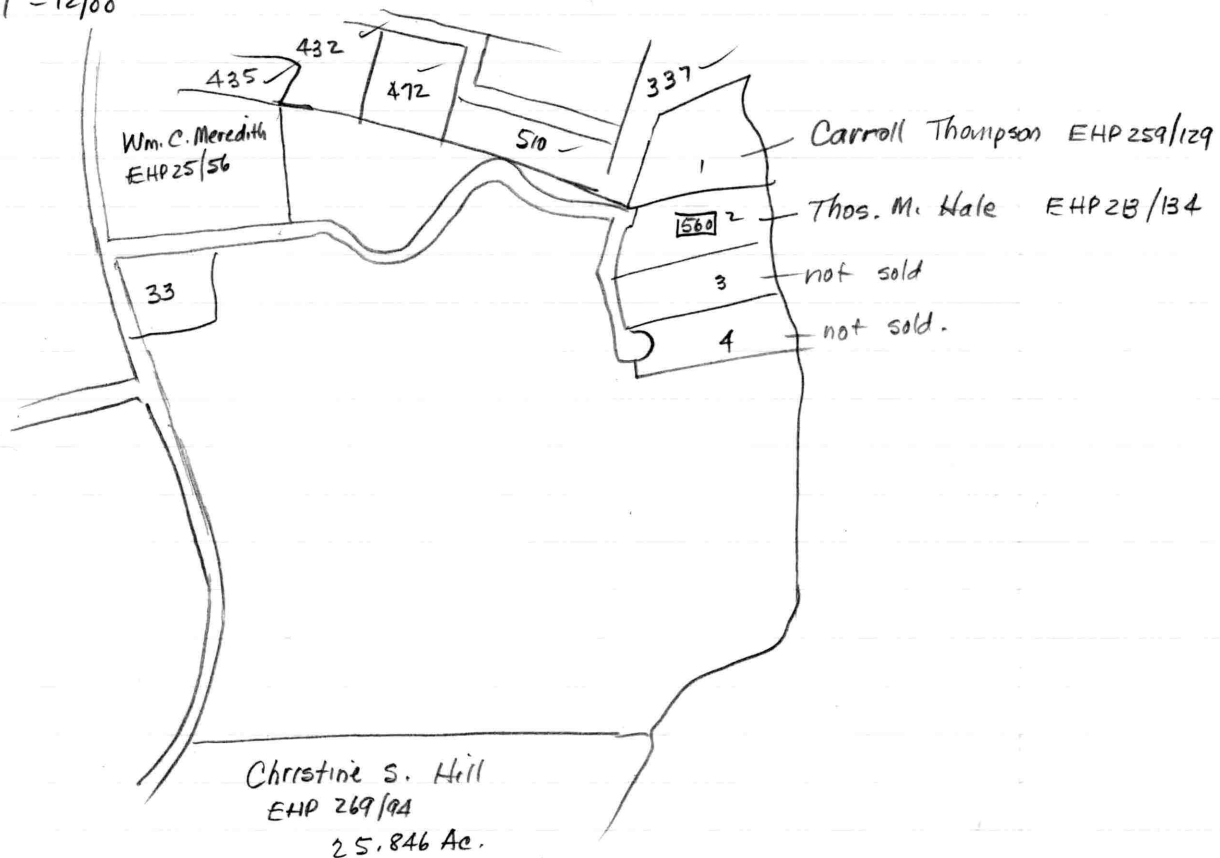
w/s S 71° 24' W - 172.2

N 56° 36' W - 135.0 to begin

0.795

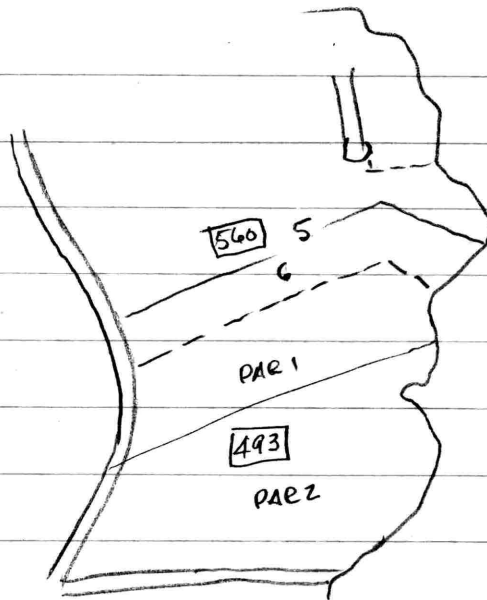
- 0° 07' 30"

MAP 51 - 12/88



510	Jeffrey A. Green	152/302
472	Richard W Morlock	65/482
435	Chas. R. Young	188/187
432	Morlock	63/499
337	Wm. T. Brawner	236/205
33	Virginia B. Hersch	EHP 18/232

MAP 51



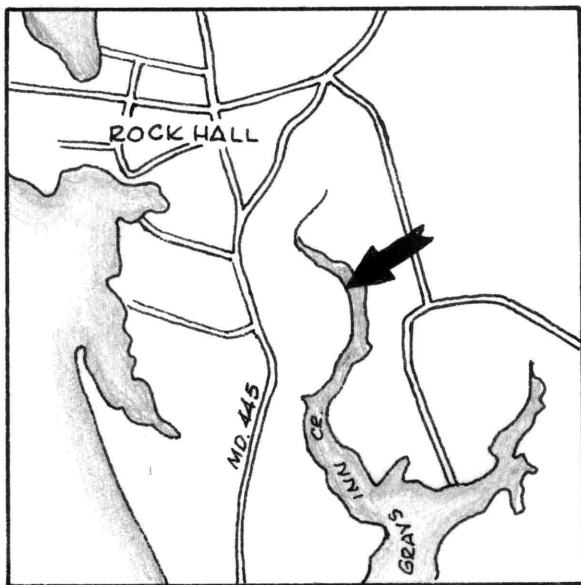
493 - 1 & 2 Christine J. Hill 186/21 2 - EHP 269/92

560-6 & 5 Herman E. Jr. & Christine J. Hill EHP 186/21

Alex Rasm
Herman Hill
Grays Inn Cr.

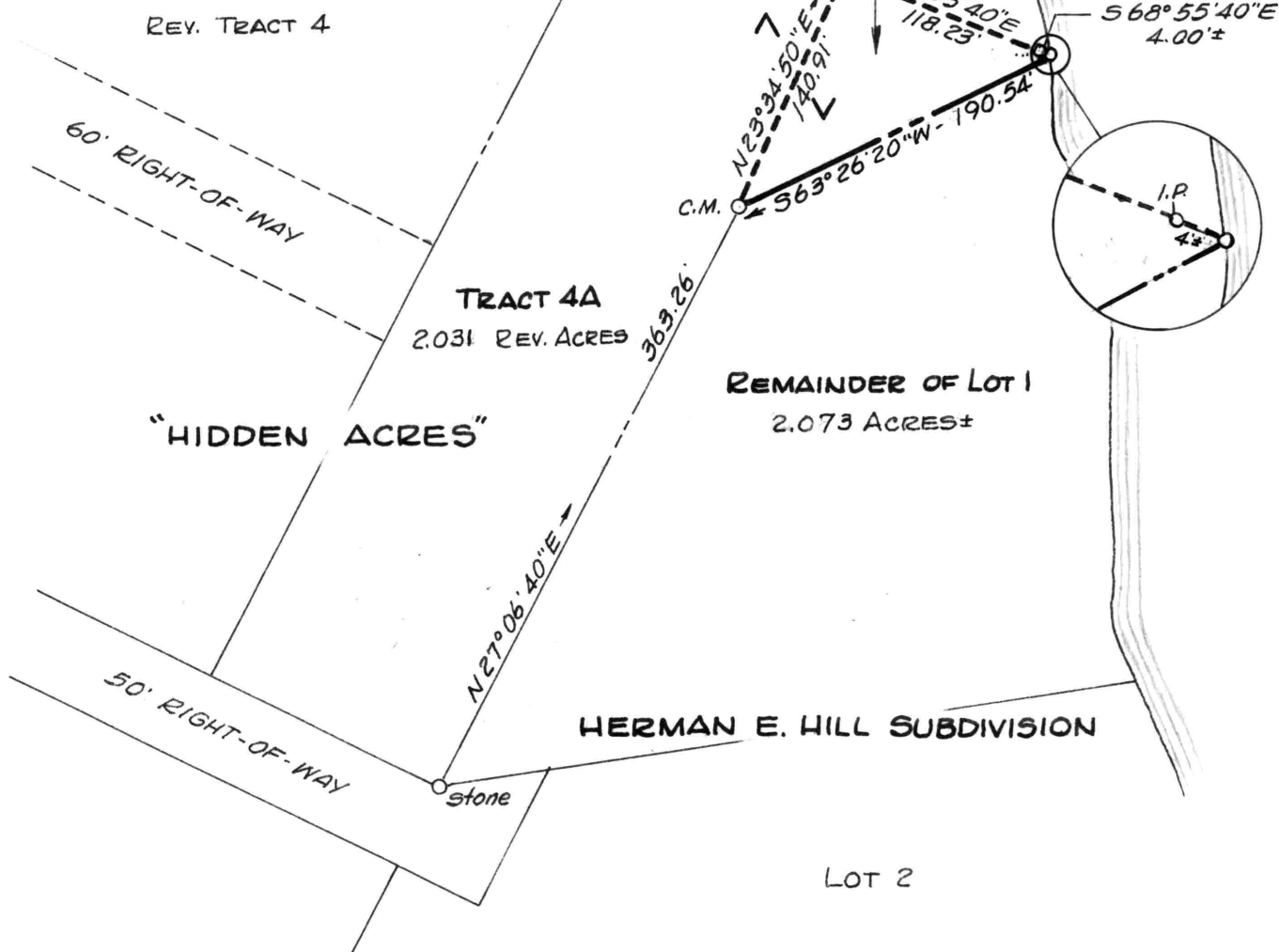
B.6

11.90 Ac. to
Christie



GRAYS INN CREEK

0.198 acres, part of Lot 1,
Herman Hill subdivision to
be added to Tract 4A of
Hidden Acres subdivision.



Note: Both Tract 4A and Lot 1 are
now owned by William T. Brawner

PROPERTY LINE ADJUSTMENT
WILLIAM T. BRAWNER LANDS
5TH DISTRICT, KENT COUNTY, MD.

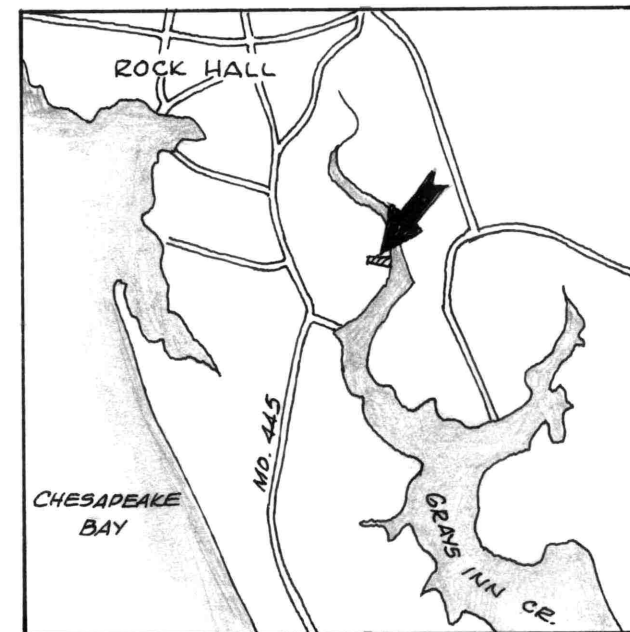
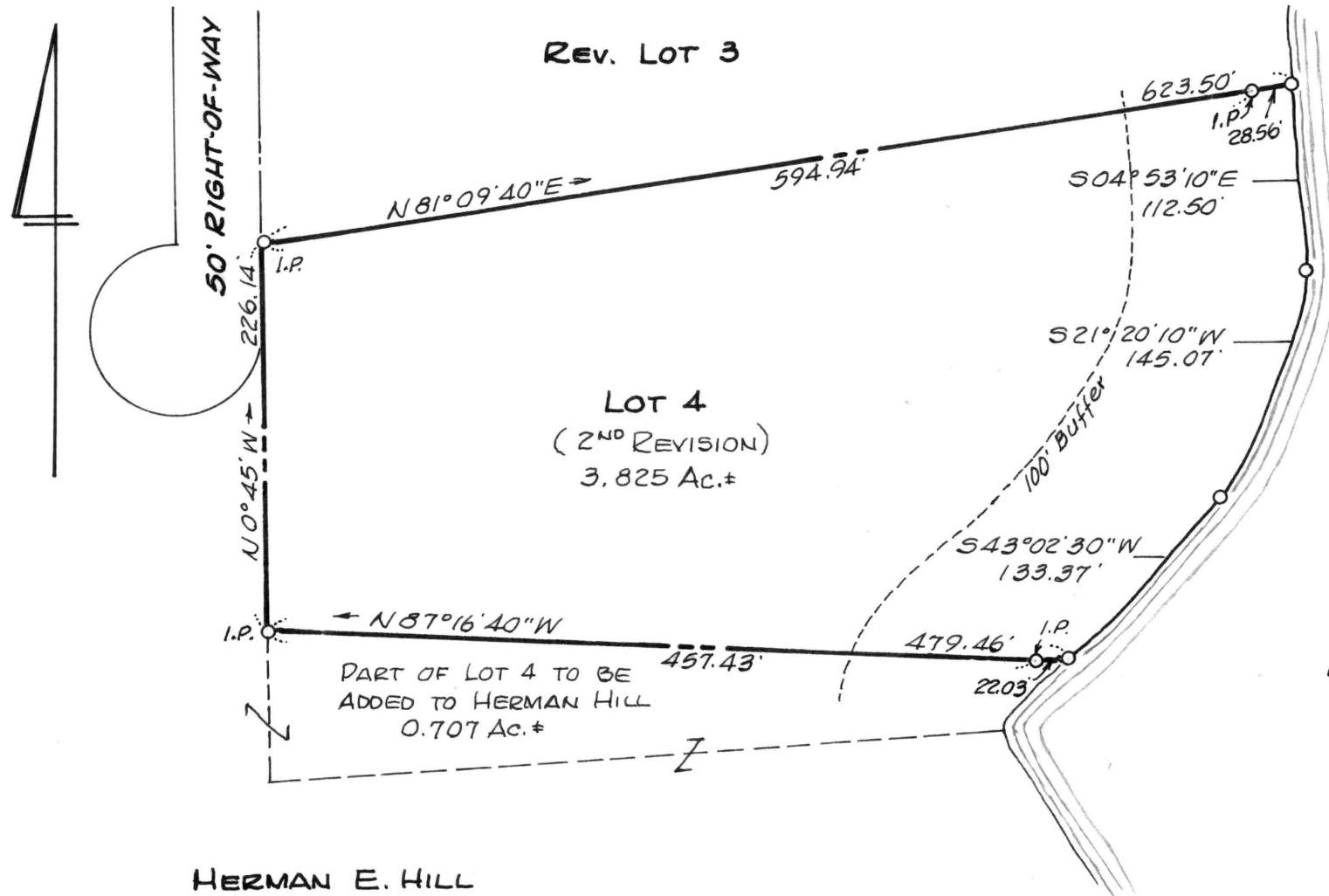
Scale 1"=100' July 1987.
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

APPROVED BY:

Kent County Director of Planning

Kent County Health Officer

I.P. = iron pipe
C.M. = concrete monument



**PROPERTY LINE ADJUSTMENT
HERMAN E. HILL SUBDIVISION**

5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=100'

Jan. 1990.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

APPROVED BY:

Kent County Director of Planning

Kent County Health Officer



TRACT 4A
"HIDDEN ACRES"

LOT 1

Note: FIRM Map 240045 0220B
shows this lot in Zone Ab.

RIGHT-OF-WAY TO MD. 445

GRAYS INN
CREEK

50' RIGHT-OF-WAY
N 27° 06' 40" E

191.09'

S 64° 22' 50" E

50.02'

N 27° 06' 40" E
85.36'

N 80° 52' 20" E

328.93'

100.00±

S 22° 38' 30" E

580.20'

S 80° 52' 20" W

Well

First floor
elev. = 9.7'

22.3'
gar.
20.2'
deck
35.3'
34.7'

2 sty dwg.

230.7'

145'±

LOT 3

Inspected and re-certified for
John F. Brownley June 18, 1992.

William R. Nuttle



This is to certify that the
improvements indicated hereon
are located as shown.

William R. Nuttle
Sept. 20, 1989.

IMPROVEMENTS LOCATION
LOT 2, HERMAN HILL SUBDIVISION
5TH DISTRICT, KENT COUNTY, Md.

Scale 1"=60' Sept. 1989.
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

Hoon & Barroll

ATTORNEYS AT LAW

PHILIP W. HOON
R. STEWART BARROLL

104 SOUTH CROSS STREET
DRAWER 180
CHESTERTOWN, MARYLAND 21620
(301) 778-6600

July 14, 1987

Mr. William R. Nuttle
Chestertown, MD 21620

Re: Brawner-Property Line Adjustment

Dear Bill:

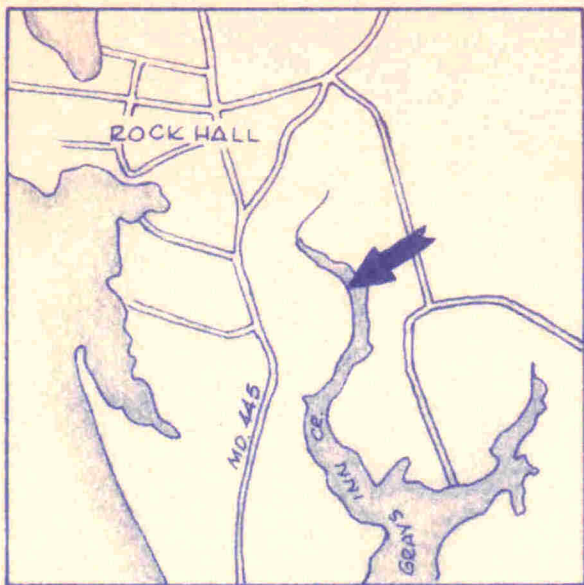
Thanks for your letter of June 15, 1987. We now want to proceed with the property line adjustment of the Brawner lands. The only changes from the prior plat is that we like the line drawn to the iron pipe four feet to the east as noted in red on the attached copy. We will process the subdivision upon receipt from you three mylar and three paper copies of the proposed lot line adjustment plat. Thanks for your time and cooperation in this matter.

Yours truly,


Philip W. Hoon

PWH:p

cc: William T. Brawner



GRAYS INN CREEK

0.191 acres, part of Lot 1,
Herman Hill subdivision to
be added to Tract 4A of
Hidden Acres subdivision.



REV. TRACT 4

60' RIGHT-OF-WAY

TRACT 4A
2.024 REV. ACRES

"HIDDEN ACRES"

REMAINDER OF LOT 1
2.080 ACRES±

50' RIGHT-OF-WAY

HERMAN E. HILL SUBDIVISION

LOT 2



Note: Both Tract 4A and Lot 1 are
now owned by William T. Brawner

PROPERTY LINE ADJUSTMENT WILLIAM T. BRAWNER LANDS

5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=100'

June 1987.

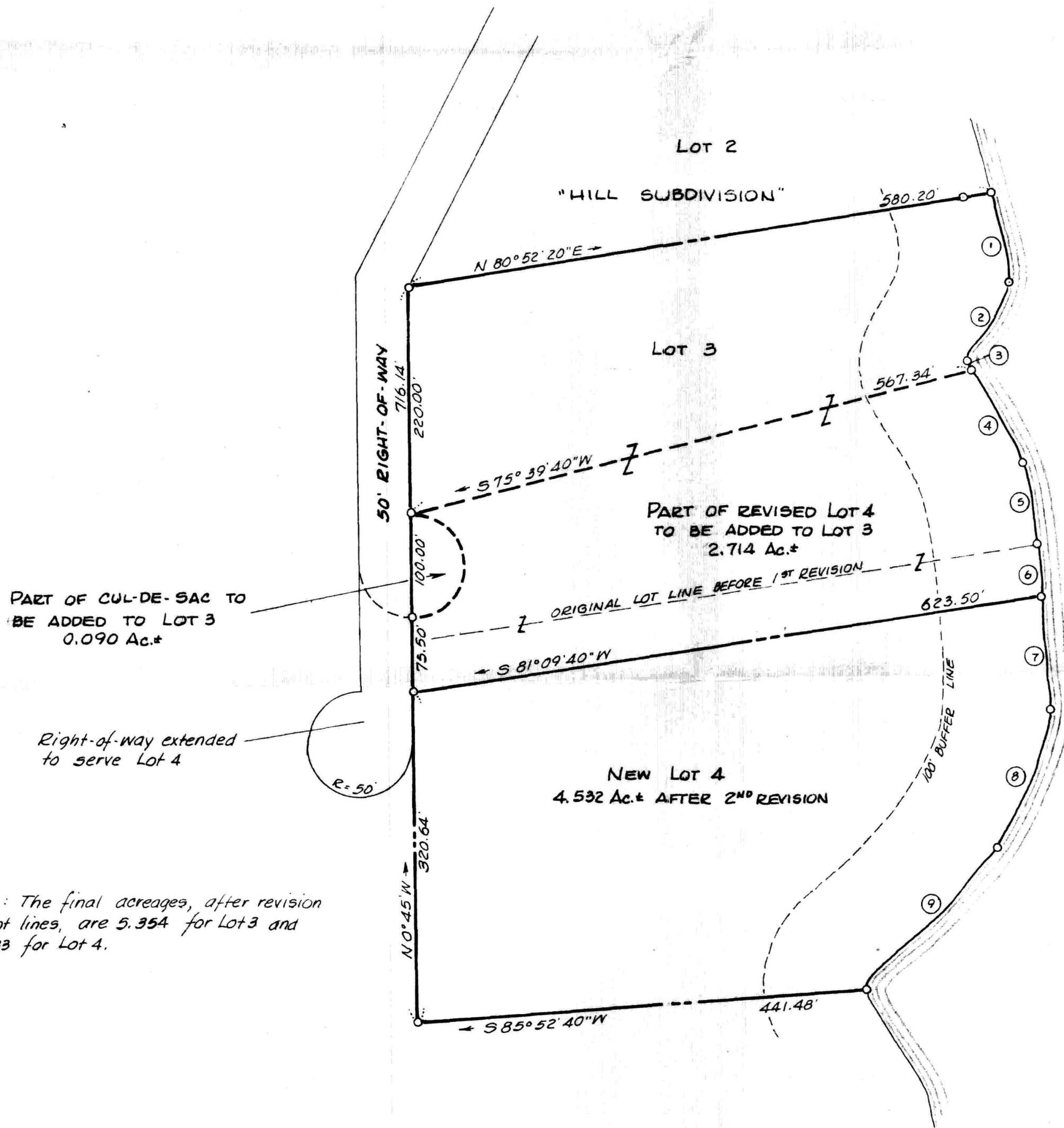
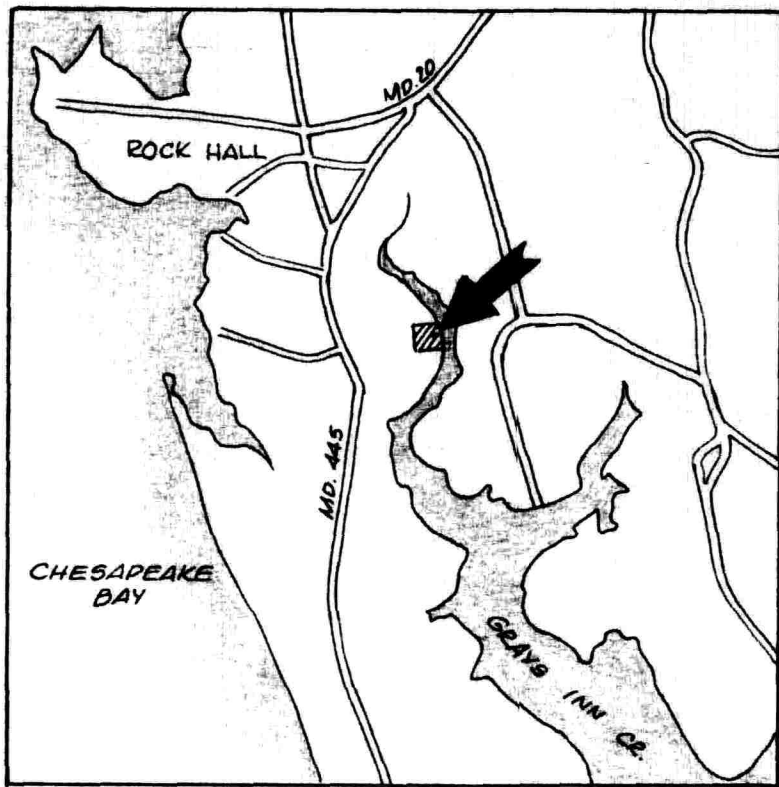
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

APPROVED BY:

Kent County Director of Planning

Kent County Health Officer

I.P. = iron pipe
C.M. = concrete monument



WATER COURSES		
NO.	BEARING	DIST.
1	S 11° 42' 50" E	88.56'
2	S 28° 19' 40" W	88.75'
3	S 29° 46' 40" E	7.69'
4	S 29° 46' 40" E	104.04'
5	S 09° 06' 00" E	80.96'
6	S 04° 53' 10" E	50.13'
7	S 04° 53' 10" E	112.50'
8	S 21° 20' 10" W	145.07'
9	S 43° 02' 30" W	188.07'



PROPERTY LINE ADJUSTMENT
HERMAN E. HILL LANDS

5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=100'

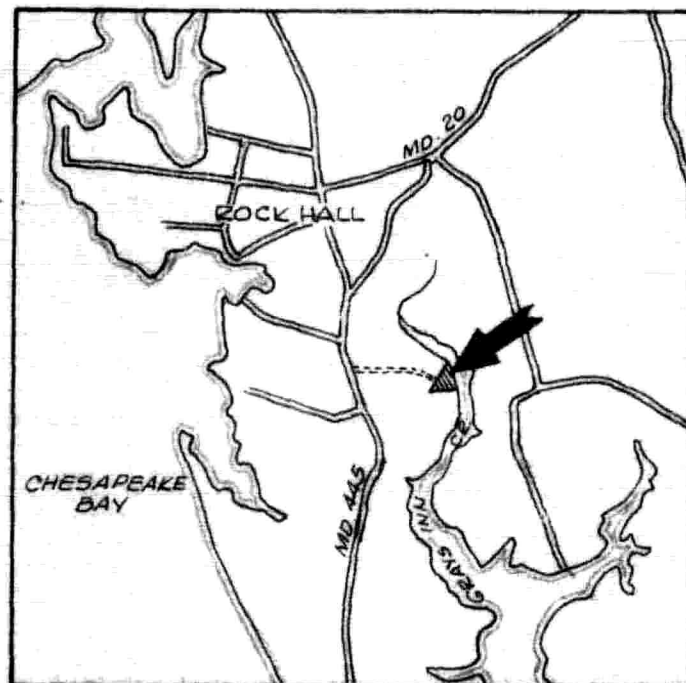
Feb. 1989.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

APPROVED BY:

Kent County Director of Planning

Kent County Health Officer



CENTERLINE OF RIGHT-OF-WAY DATA

NO.	BEARING	DIST.
13	N 85° 47' 10" E	1032.63'
14	S 72° 58' 55" E	93.21'
15	S 51° 45' 00" E	142.72'
16	S 86° 37' 20" E	164.08'
17	N 58° 30' 20" E	112.38'
18	N 41° 45' 10" E	124.65'
19	N 75° 00' 40" E	122.59'
20	S 54° 58' 40" E	145.00'
21	S 40° 53' 10" E	70.00'
22	S 61° 40' 05" E	130.89'
23	S 82° 27' 00" E	129.61'
24	S 73° 24' 55" E	187.64'
25	S 64° 22' 50" E	210.51'

* Chord

CURVE DATA

NO.	DEF. ANGLE	RADIUS	TANGENT	ABC
14	42° 27' 50"	128.69'	50.00'	95.38'
16	69° 44' 40"	143.49'	100.00'	174.67'
18	33° 30' 20"	216.23'	65.09'	126.45'
19	100° 01' 20"	80.00'	95.38'	139.66'
22	41° 33' 50"	184.45'	70.00'	133.81'
24	18° 04' 10"	597.46'	95.00'	188.42'

I.P. = iron pipe
C.M. = concrete monument

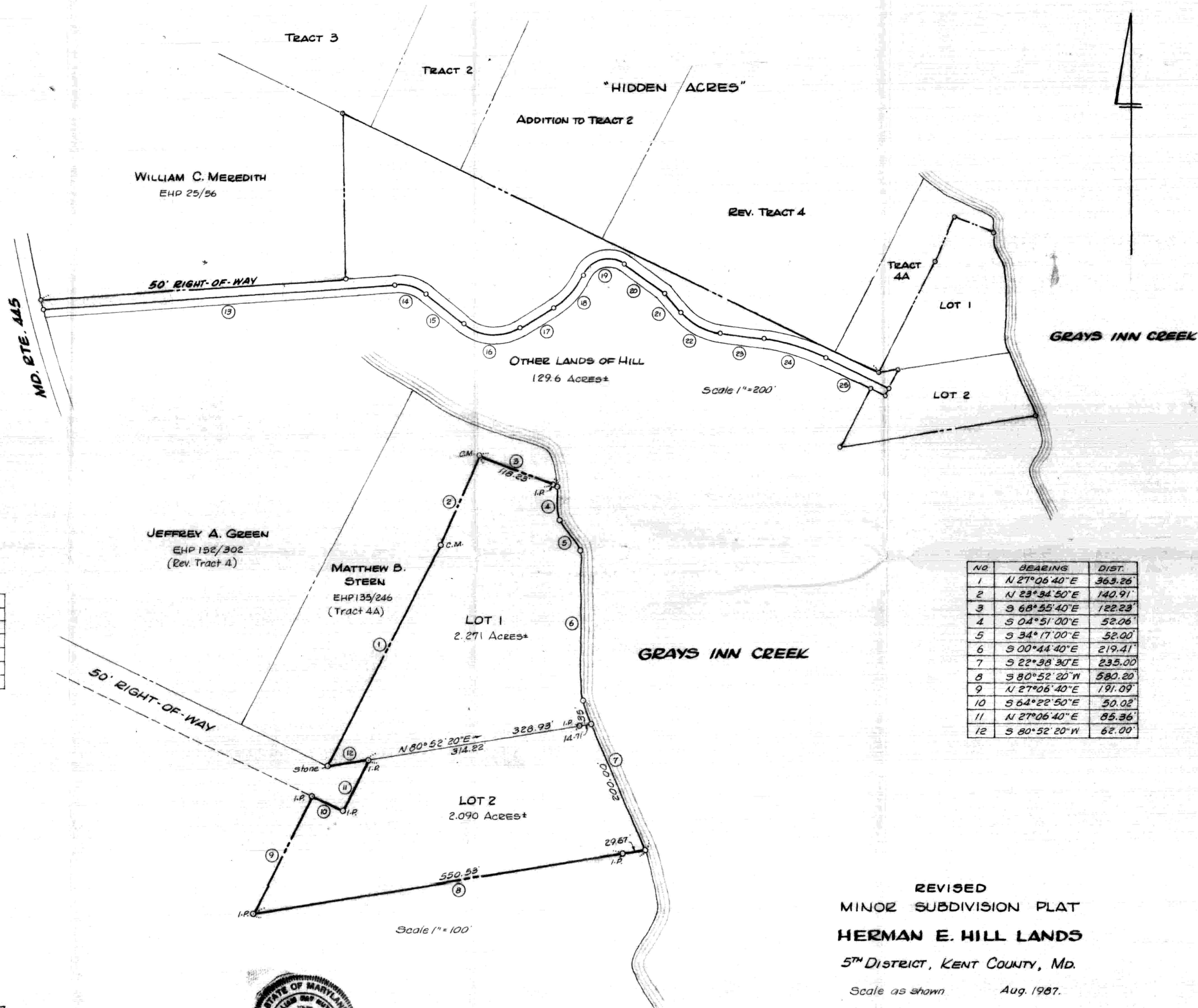
APPROVED BY:

Kent County Director of Planning

Kent County Health Officer



William R. Nuttle



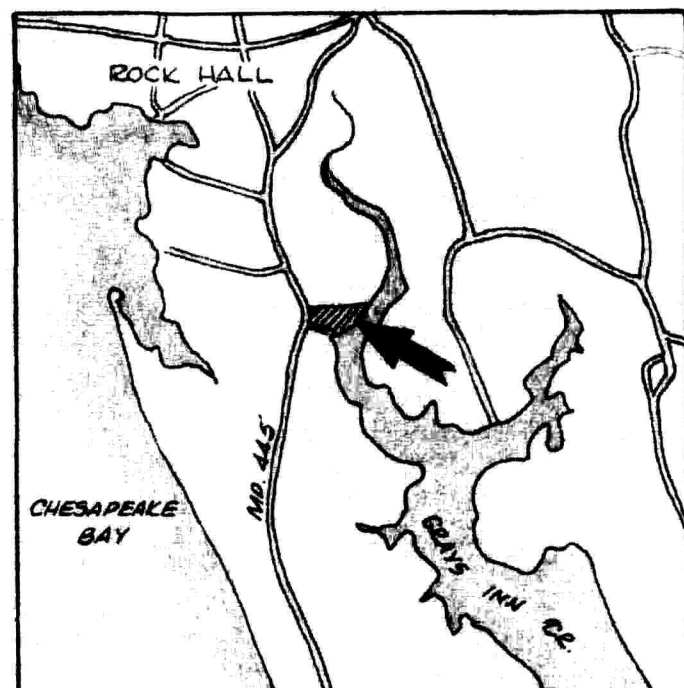
NO.	BEARING	DIST.
1	N 27° 06' 40" E	363.26'
2	N 23° 34' 50" E	140.91'
3	S 68° 55' 40" E	122.23'
4	S 04° 51' 00" E	52.06'
5	S 34° 17' 00" E	52.00'
6	S 00° 44' 40" E	219.41'
7	S 22° 38' 30" E	235.00'
8	S 80° 52' 20" W	580.20'
9	N 27° 06' 40" E	191.09'
10	S 64° 22' 50" E	50.02'
11	N 27° 06' 40" E	85.36'
12	S 80° 52' 20" W	62.00'

REVISED
MINOR SUBDIVISION PLAT
HERMAN E. HILL LANDS
5TH DISTRICT, KENT COUNTY, MD.

Scale as shown Aug. 1987.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

I.P. = iron pipe



REMAINING LANDS OF HILL (NOT SUBDIVIDED)
IN THE FORMER JAMES BAKER FARM
100.4 Ac.±

HILL LANDS TO BE ADDED
TO FORMER RIGGIN LOT
24.679 Ac.±

HERMAN E. HILL
(Formerly Elwood Riggins)
1.167 Ac.±

JAMES B. PARSONS
RAS 4/288

PROPERTY LINE ADJUSTMENT
HERMAN E. HILL LANDS

5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=100'

Sept. 1988.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.



APPROVED BY:

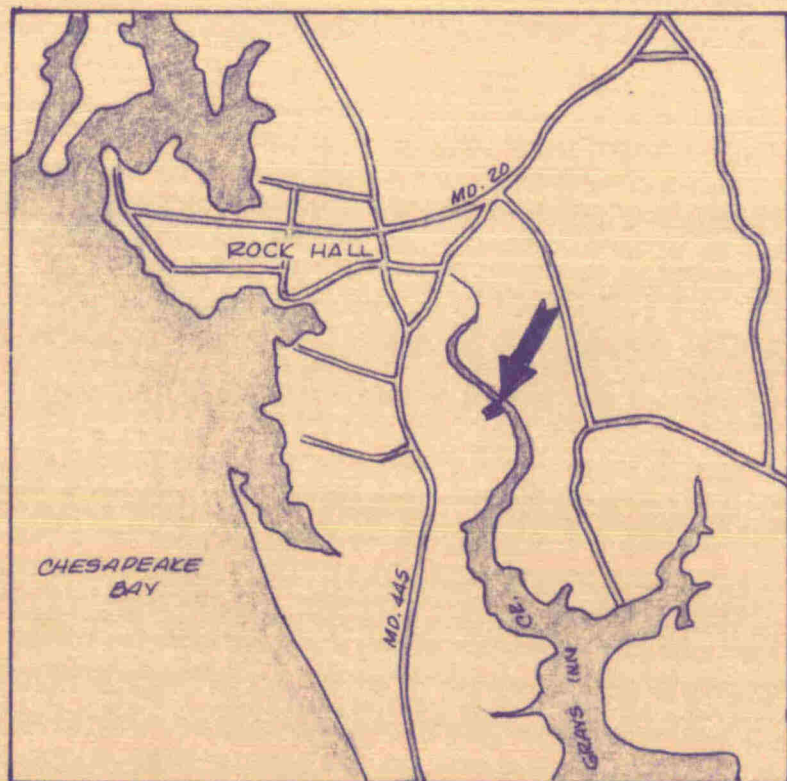
Kent County Director of Planning

Kent County Health Officer

NO.	BEARING	DIST.
1	N 15° 04' 30" W	63.29'
2	S 80° 33' 30" W	57.00'
3	N 12° 58' 30" W	54.00'
4	S 84° 45' 30" W	213.00'
5	S 10° 51' 30" E	75.67'
6	N 74° 00' 30" W	101.35'
7	N 66° 16' 30" W	202.25'
8	N 66° 16' 30" W	265.17'
* 9	N 68° 20' 50" W	181.08'
10	N 70° 25' 20" W	299.61'
11	N 34° 18' 50" E	84.17'
* 12	N 29° 39' 20" E	187.90'
* 13	N 17° 01' 30" E	150.12'
14	N 85° 52' 40" E	1804.54'
15	S 62° 36' 40" W	130.18'
16	S 06° 50' 50" E	64.35'
17	S 25° 47' 00" W	232.49'
18	N 77° 07' 10" W	136.82'
19	S 24° 17' 10" W	69.83'
20	S 17° 26' 00" E	263.77'
21	S 40° 47' 10" W	83.32'
22	S 01° 19' 30" W	78.23'
23	S 52° 15' 50" W	162.85'
24	S 80° 39' 40" W	251.83'
25	N 03° 46' 30" W	138.60'
26	S 87° 54' 30" E	261.70'
27	S 05° 33' 30" E	164.50'

* Chord of a curve.

I.P. = iron pipe

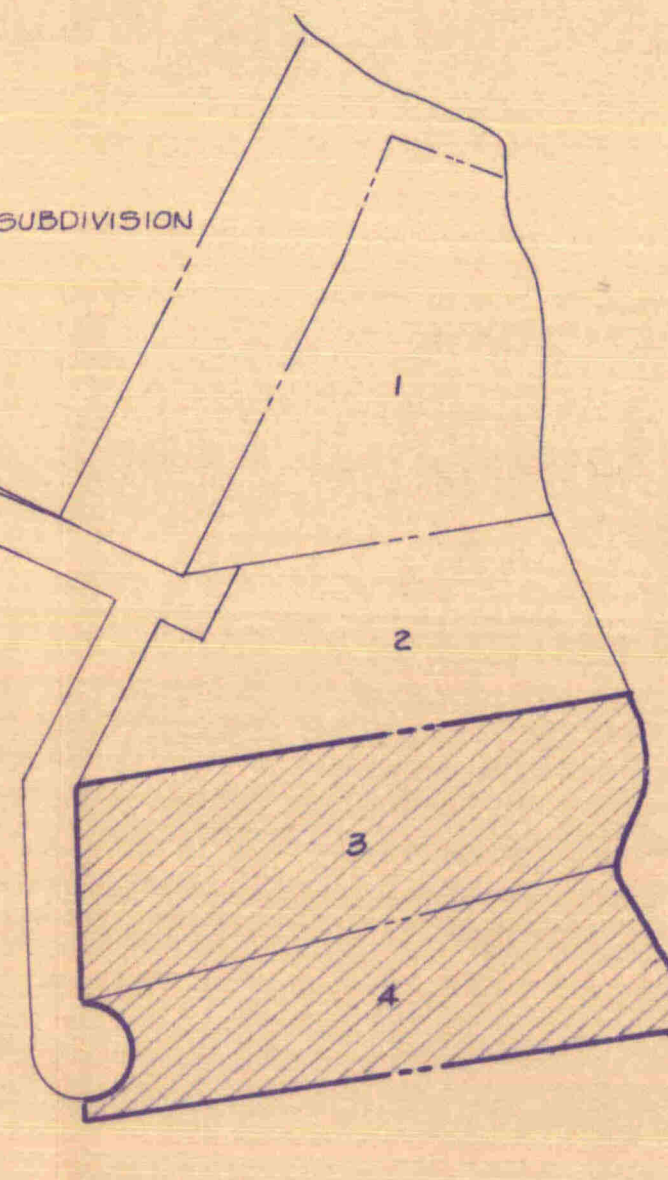


MD. RTE. 445

50' RIGHT-OF-WAY

HIDDEN ACRES SUBDIVISION

Scale 1" = 200'



EXISTING RIGHT-OF-WAY

LOT 1
2.271

HILL SUBDIVISION

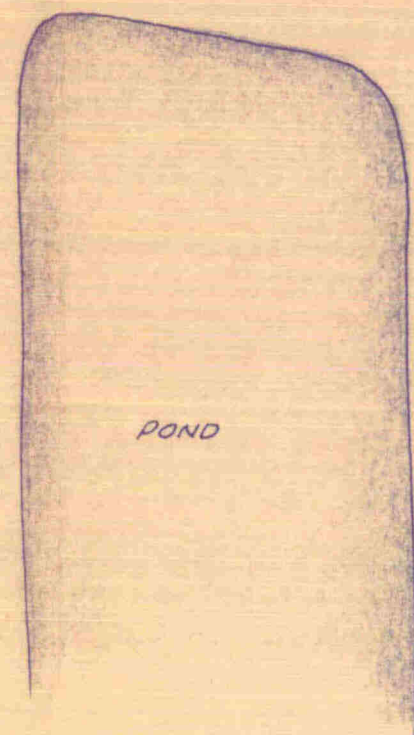
2.090
LOT 2

GRAY'S INN CREEK

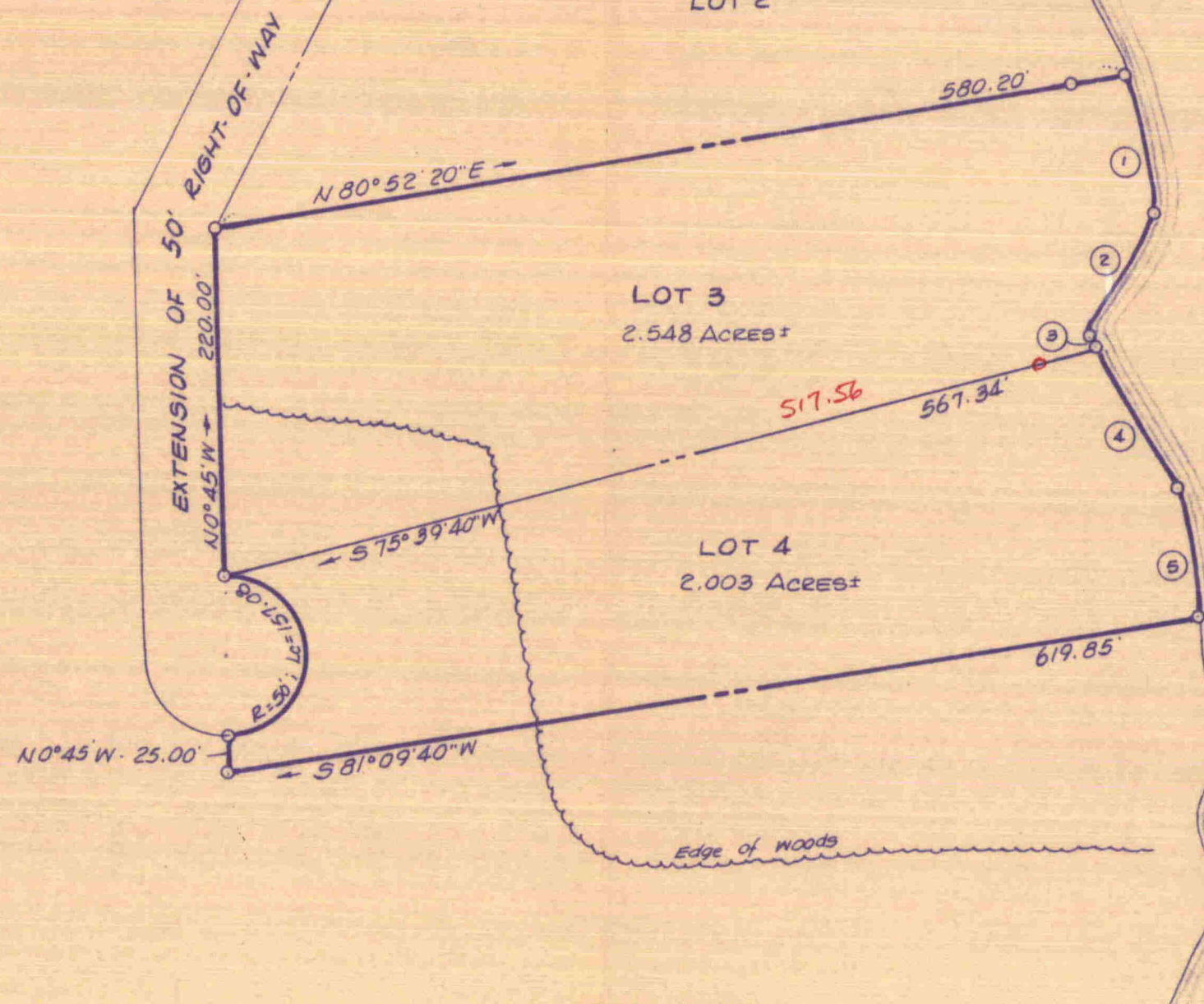
WATER COURSES

NO	BEARING	DIST
1	S 11° 42' 50" E	88.56'
2	S 28° 19' 40" W	88.75'
3	S 29° 46' 40" E	7.69'
4	S 29° 46' 40" E	104.04'
5	S 09° 06' 00" E	80.96'

OTHER LANDS OF HILL
125 ACRES ±



POND



ADDITION TO MINOR SUBDIVISION

HERMAN E. HILL LANDS

5TH DISTRICT, KENT COUNTY, MD.

Scale as shown Apr. 1988.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

APPROVED BY:
Kent County Director of Planning

Kent County Health Officer

APPROVED BY:

Kent County Planning & Zoning Comm.

Kent County Health Officer

"HIDDEN ACRES"

RICHARD W. MORLOCK
EHP 63/499 & 65/482

WM. C. MEREDITH
EHP 25/56

JEFFREY A. GREEN
EHP 132/302

MATTHEW B. STEEN
EHP 287/427

LOT 1
CARROLL THOMPSON
EHP 259/129

LOT 2
THOS. M. HALE
EHP 213/134

REV. LOT 3

"HILL SUBDIVISION"

REV. LOT 4
(Revised Jan. 1990)

LOT 5
74.130 Ac.*

LOT 6
13.474 Ac.*

LOT 7
11.903 Ac.*

CHRISTINE S. HILL
EHP 269/94

Limits of hydric soil
Located April 11, 1991

GRAY'S INN
CREEK

LOT 5		
NO.	BEARING	DIST.
1	N 85° 47' 10" E	884.13'
2	N 01° 12' 50" W	482.00'
3	S 64° 22' 50" E	1742.50'
4	N 80° 52' 20" E	62.00'
5	S 27° 06' 40" W	85.36'
6	N 64° 22' 50" W	50.02'
7	S 27° 06' 40" W	191.09'
8	S 00° 45' 00" E	621.64'
9	S 87° 16' 40" E	479.46'
10	S 31° 00' 30" E	113.63'
11	S 09° 11' 10" E	120.02'
12	S 11° 55' 50" W	118.28'
13	N 68° 15' 00" W	494.95'
14	S 85° 52' 40" W	1801.94'
* 15	N 22° 49' 10" W	167.01'
* 16	N 27° 13' 10" W	259.45'
* 17	N 26° 40' 10" W	328.30'
* 18	N 24° 04' 50" W	194.36'
* 19	N 19° 57' 40" W	257.83'
* 20	N 15° 47' 10" W	296.56'

LOT 6		
NO.	BEARING	DIST.
14	N 85° 52' 40" E	1801.94'
13	S 68° 15' 00" E	494.95'
21	S 11° 55' 50" W	64.68'
22	S 41° 07' 40" W	113.31'
23	S 64° 18' 40" W	116.85'
24	S 42° 56' 00" W	35.45'
25	N 50° 55' 00" W	225.08'
26	S 85° 52' 40" W	1815.91'
* 27	N 08° 35' 00" W	97.88'
* 28	N 12° 53' 20" W	175.39'

LOT 7		
NO.	BEARING	DIST.
26	N 85° 52' 40" E	1815.91'
25	S 50° 55' 00" E	225.08'
29	S 42° 56' 00" W	48.81'
30	S 37° 56' 00" W	182.05'
31	S 35° 52' 40" W	1804.54'
* 32	N 02° 36' 40" E	192.46'
* 33	N 05° 51' 40" W	74.61'

* Chord of a curve

I.P. = iron pipe



MAJOR SUBDIVISION PLAT HERMAN E. HILL LANDS

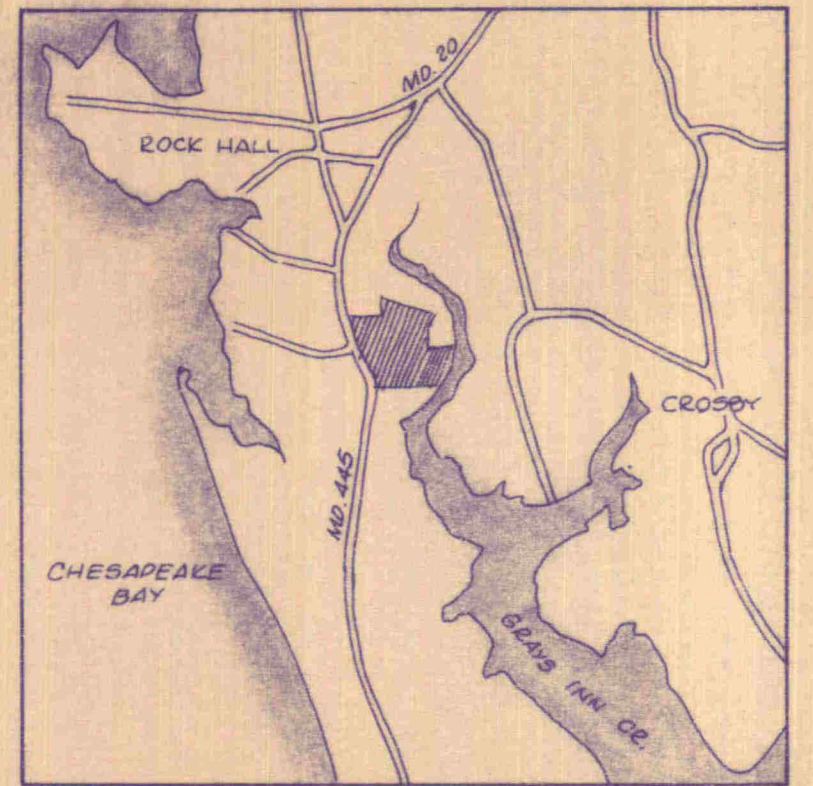
5TH DISTRICT, KENT COUNTY, MD.

Scale 1" = 200'

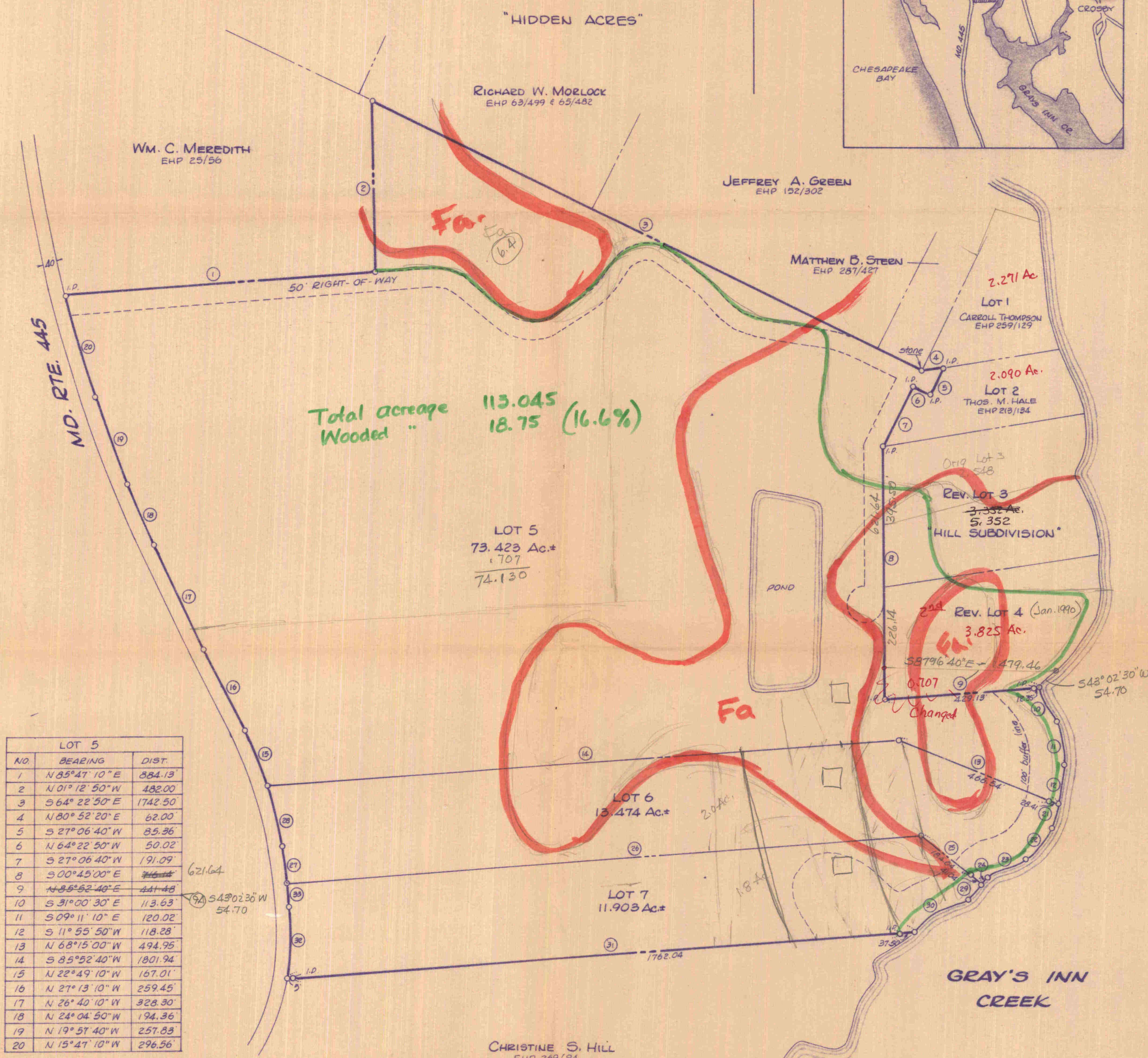
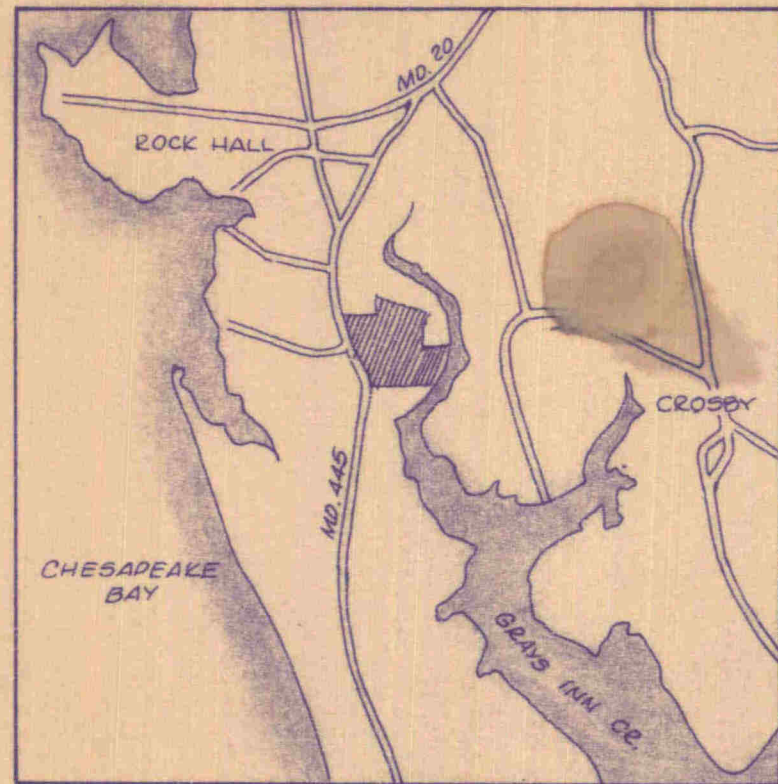
April, 1991.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.

85° 56'
171° 37' 50"
85° 56' 10"
171° 37' 50"
257° 34' 00"
180°
171° 34' 00"



APPROVED BY:
 Kent County Planning & Zoning Comm.
 Kent County Health Officer



LOT 5		
NO.	BEARING	DIST.
1	N 85°47'10"E	884.13
2	N 01°12'50"W	482.00
3	S 64°22'50"E	1742.50
4	N 80°52'20"E	62.00
5	S 27°06'40"W	85.96
6	N 64°22'50"W	50.02
7	S 27°06'40"W	191.09
8	S 00°45'00"E	74.130
9	N 85°52'40"E	441.48
10	S 31°00'30"E	113.63
11	S 09°11'10"E	120.02
12	S 11°55'50"W	118.28
13	N 68°15'00"W	494.95
14	S 85°52'40"W	1801.94
15	N 22°49'10"W	167.01
16	N 27°13'10"W	259.45
17	N 26°40'10"W	328.30
18	N 24°04'50"W	194.36
19	N 19°51'40"W	257.83
20	N 15°41'10"W	296.56

LOT 6		
NO.	BEARING	DIST.
14	N 85°52'40"E	1801.94
13	S 68°15'00"E	494.95
21	S 11°55'50"W	64.68
22	S 41°07'40"W	113.31
23	S 64°18'40"W	116.85
24	S 42°56'00"W	35.45
25	N 50°55'00"W	225.08
26	S 85°52'40"W	1815.91
27	N 08°35'00"W	97.88
28	N 12°53'20"W	175.39

LOT 7		
NO.	BEARING	DIST.
26	N 85°52'40"E	1815.91
25	S 50°55'00"E	225.08
29	S 42°56'00"W	48.81
30	S 57°56'00"W	182.05
31	S 35°52'40"W	1804.54
32	N 02°36'40"E	199.46
33	N 05°51'40"W	74.61

* Chord of a curve

I.P. = iron pipe



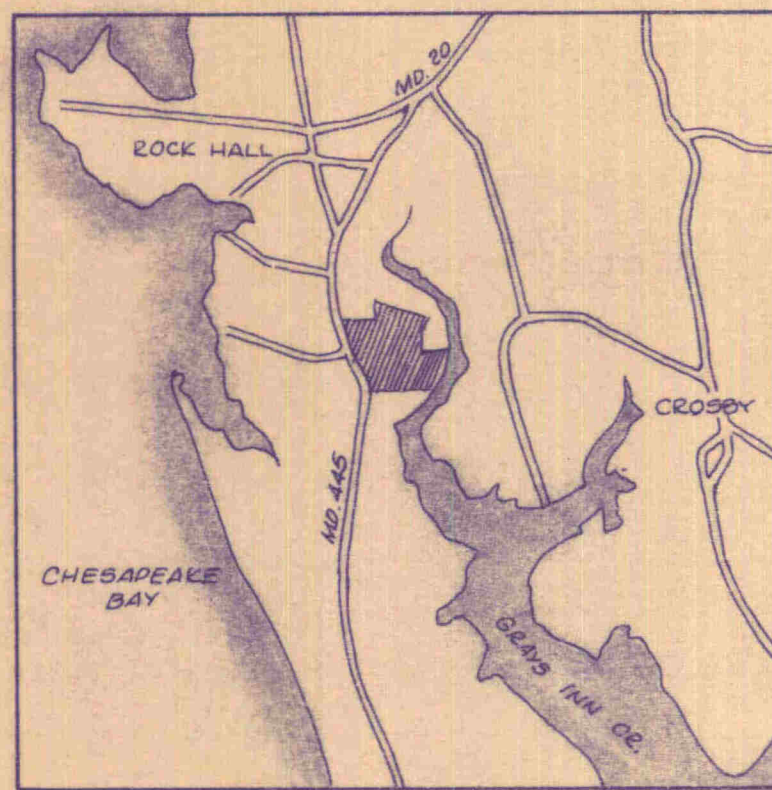
MAJOR SUBDIVISION PLAT HERMAN E. HILL LANDS

5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=200' Mar. 1991.

William R. Nuttle, Reg. Surveyor
 Chestertown, Md.

APPROVED BY:
 Kent County Planning & Zoning Comm.
 Kent County Health Officer



"HIDDEN ACRES"

RICHARD W. MORLOCK
 EHP 63/499 & 65/482

WM. C. MEREDITH
 EHP 25/56

JEFFREY A. GREEN
 EHP 192/302

MATTHEW B. STEEN
 EHP 287/427

LOT 1
 CARROLL THOMPSON
 EHP 259/129

LOT 2
 THOS. M. HALE
 EHP 213/134

REV. LOT 3
 "HILL SUBDIVISION"

REV. LOT 4
 (Revised Jan. 1990)

LOT 5
 74.130 Ac.±

LOT 6
 15.474 Ac.±

LOT 7
 11.903 Ac.±

CHRISTINE S. HILL
 EHP 269/94

MD. RTE. 445

50' RIGHT-OF-WAY

POND

Woods & buffer areas

hydric soils area

GRAY'S INN CREEK

LOT 5		
NO.	BEARING	DIST.
1	N 85° 47' 10" E	384.13'
2	N 01° 12' 50" W	482.00'
3	S 64° 22' 50" E	1742.50'
4	N 80° 52' 20" E	62.00'
5	S 27° 06' 40" W	85.36'
6	N 64° 22' 50" W	50.02'
7	S 27° 06' 40" W	191.09'
8	S 00° 45' 00" E	621.64'
9	S 87° 16' 40" E	479.46'
10	S 31° 00' 30" E	113.63'
11	S 09° 11' 10" E	120.02'
12	S 11° 55' 50" W	118.28'
13	N 68° 15' 00" W	494.95'
14	S 85° 52' 40" W	1801.94'
15	N 22° 49' 10" W	167.01'
16	N 27° 13' 10" W	259.45'
17	N 26° 40' 10" W	328.30'
18	N 24° 04' 50" W	194.36'
19	N 19° 57' 40" W	257.83'
20	N 15° 47' 10" W	296.56'

LOT 6		
14	N 85° 52' 40" E	1801.94'
13	S 68° 15' 00" E	494.95'
21	S 11° 55' 50" W	64.68'
22	S 41° 07' 40" W	113.31'
23	S 64° 18' 40" W	116.85'
24	S 42° 56' 00" W	35.45'
25	N 50° 55' 00" W	225.08'
26	S 85° 52' 40" W	1815.91'
27	N 08° 35' 00" W	97.88'
28	N 12° 53' 20" W	175.39'

LOT 7		
26	N 85° 52' 40" E	1815.91'
25	S 50° 55' 00" E	225.08'
29	S 42° 56' 00" W	48.81'
30	S 57° 56' 00" W	182.05'
31	S 85° 52' 40" W	1804.54'
32	N 02° 36' 40" E	199.46'
33	N 05° 51' 40" W	74.61'

* Chord of a curve

I.P. = iron pipe



MAJOR SUBDIVISION PLAT HERMAN E. HILL LANDS

5TH DISTRICT, KENT COUNTY, MD.

Scale 1" = 200' April, 1991.

William R. Nuttle, Reg. Surveyor
 Chestertown, Md.